



Gaston County

Board of Commissioners

COURTHOUSE
325 Dr. Martin Luther King Jr. Way
Gastonia, NC

Chairman Tracy L. Philbeck
Vice-Chairman Jack B. Brown
Chad Brown
Allen R. Fraley
Bob Hovis
Tom Keigher
Ronnie Worley

Tuesday, February 25, 2020

Meeting Agenda

REVISED - Regular Meeting 6:00 P.M.

CALL TO ORDER
INVOCATION
PLEDGE OF ALLEGIANCE

I. PROCLAMATIONS, COMMENDATIONS, AWARDS, CERTIFICATES

- A. Commissioner Keigher - BOC - Proclamation - To Proclaim the Month of February 2020 as Black History Month in Gaston County

MOTION TO OPEN PUBLIC HEARINGS

II. ZONING PUBLIC HEARINGS (Held Jointly with Planning Board Members)

- A. Public Hearing - Zoning Map Change: (Z20-06) Clayton Homes, Joshua Fountain (Applicant); Property Parcel: 179055, Located at 301 Damascus Rd., Gastonia, NC, Rezone from the (R-1) Single Family Limited Zoning District with (US) Urban Standards Overlay to the (R-2) Single Family Moderate Zoning District with (US) Urban Standards Overlay
 - 1. Receive Citizen Comment
 - 2. Resolution to be addressed under Non-Consent (Zoning Matters)
- B. Public Hearing - Zoning Map Change: (Z20-07) Cynthia E. Weaver (Applicant); Property Parcel: 163745, Located at Weaver Glenn Pl., Bessemer City, NC, Rezone from the (R-1) Single Family Limited Zoning District to the (R-2) Single Family Moderate Zoning District
 - 1. Receive Citizen Comment
 - 2. Resolution to be addressed under Non-Consent (Zoning Matters)
- C. Public Hearing - Zoning Map Change: (Z20-08) Randall Breedlove (Applicant); Property Parcels: 182723 and 182722, Located at 108 & 110 Lake St., Gastonia, NC, Rezone from the (R-1) Single Family Limited Zoning District with (US) Urban Standards Overlay to the (R-2) Single Family Moderate Zoning District with (US) Urban Standards Overlay
 - 1. Receive Citizen Comment
 - 2. Resolution to be addressed under Non-Consent (Zoning Matters)

- D. Public Hearing - Zoning Map Change: (Z20-09) Angela & Nathan King (Applicants); Property Parcel: 209951, Located at 3826 Beaty Rd., Gastonia, NC, Rezone from the (C-3) General Commercial Zoning District with (US) Urban Standards Overlay to the (R-1) Single Family Limited Zoning District with (US) Urban Standards Overlay
1. Receive Citizen Comment
 2. Resolution to be addressed under Non-Consent (Zoning Matters)
- E. ~~MOVED TO APRIL 28/ Public Hearing—Zoning Text Amendment: (ZTA20-02) Gaston County Planning Board (Applicant); To Consider Proposed Text Amendments to the Unified Development Ordinance (UDO): Chapter 2 (Definitions): Table 2.7-1; Chapter 7 (Uses and Building Lot Standards): Table 7.1-1; Chapter 8 (Supplemental Regulations): Section 8.4.30; Chapter 9 (General Provisions): Section 9.15(H); Chapter 12 (Sign Regulations): Sections 12.1.1, 12.1.2, 12.2, 12.3, Table 12.4-4, Table 12.4-6, 12.5, 12.5.2, 12.5.3, 12.5.4, 12.5.5, 12.5.9, 12.5.10—~~
- ~~1. Receive Citizen Comment~~
 - ~~2. Resolution to be addressed under Non-Consent (Zoning Matters)~~

(PLANNING BOARD IS EXCUSED TO FIRST APPEARANCE COURTROOM, ROOM 2029 FOR DELIBERATIONS)

III. PUBLIC HEARINGS (Commissioners Only)

- A. Public Hearing Re: Commissioner Jack Brown - County Attorney/EDC - To Authorize Two Level Two Economic Development Grants for Project Raven: Phase One (2020-2025) and Phase Two (2025-2030)
1. Receive Citizen Comment
 2. Accept Motion to Approve Resolution
- B. Public Hearing - RE: Commissioner Worley - Historic Preservation Commission - To Designate the Baltimore School Property Located at 575 Baltimore Drive, Cramerton, NC, Gaston County, as a Historic Property Pursuant to Part 3C, Article 19, Chapter 160A of the General Statutes of North Carolina
1. Receive Citizen Comment
 2. Accept Motion to Approve Resolution

MOTION TO CLOSE PUBLIC HEARINGS

IV. BUSINESS AGENDA

A. AGENDA REVISION/APPROVAL

1. *MOVED TO 4/28: Section II., Item E. and Section VII., Item E.*
2. *ADDED: Section VI., Item V.*
3. *ADDED: Section XI., Item C., 1. Closed Session Pursuant to NCGS 143-318.11(a)(3) - Consult with the Attorney*

V. CITIZEN RECOGNITION (Sign up Prior to Meeting; Speakers Have Five Minutes to Speak on Issue of Choice.)

VI. CONSENT AGENDA

- A. Board of Commissioners - To Approve a Joint Resolution Supporting a Collaborative Approach to State and Federal Legislative Advocacy by the Counties of Gaston and Mecklenburg, Recognizing Our Shared Resources and Where Mutual Interests Arise
- B. Commissioner Hovis - Commendation - To Commend CoxSchepp Group, LLC., General Contractor, Dhollandia
- C. Commissioner Keigher - BOC - Proclamation - To Proclaim the Month of February 2020 as Black History Month in Gaston County
- D. Commissioner Philbeck - BOC - Proclamation - To Proclaim February 16-22, 2020 as The Coretta Scott King Book Awards Literature Week
- E. Commissioner Worley - Budget/Purchasing - To Accept and Appropriate a Community Development Block Grant for Neighborhood Revitalization Awarded by the NC Department of Commerce (\$750,000/No County Funds)
- F. Commissioner Philbeck - County Attorney - To Appropriate Funds for Newly Appointed County Attorney's Salary, Benefits, and Training (\$78,111 - Additional Fund Balance)
- G. Commissioner Philbeck - County Attorney - To Authorize the Re-Conveyance of a Warranty Deed to The Trustees of Gaston College for 3.15 Acres Including the Life Skills Building
- H. Commissioner Philbeck - County Manager - To Accept Departmental Budget Change Requests as Information
- I. Commissioner Chad Brown - DHHS (Health Division) - To Accept and Appropriate Grant Funds Received from the Association of Food and Drug Officials for the Environmental Health Program (100% Grant Funds - \$2,450)
- J. Commissioner Chad Brown - DHHS (Health Division) - To Accept and Appropriate Grant Funds Received from the Association of Food and Drug Officials for the Environmental Health Program (100% Grant Funds - \$3,000)
- K. Commissioner Hovis - DHHS (Social Services Division) - Proclamation - To Proclaim the Month of February 2020 as Teen Dating Violence Awareness Month
- L. Commissioner Jack Brown - Economic Development - To Award a Contract for Apple Creek Corporate Park Early Demolition Package to Cloningers Inc. at a Cost Not to Exceed \$179,043.00 and Authorize the County Manager to Execute Any Necessary Contract Documents
- M. Commissioner Keigher - Finance - To Approve the Current Year Audit Contract with Martin Starnes & Associates, CPAs, P. A. for \$101,000 (Base Contract of \$92,000 and Includes Additional \$9,000 for Potential Major Programs Over 5 Included in the Base Contract)
- N. Commissioner Worley - Library - To Accept and Appropriate Additional State LSTA Community Connections Grant (100% Grant Funds - \$2,400)

- O. Commissioner Chad Brown - Parks and Recreation - To Award the Region A Lawn Maintenance Contract for Calendar Year 2020 to Wise Lawn Mower Company, Lincolnton, NC (\$72,500)
- P. Commissioner Chad Brown - Parks and Recreation - To Award the Region B Lawn Maintenance Contract for Calendar Year 2020 to Calhoun's Lawn Maintenance, Gastonia, NC (\$61,300)
- Q. Commissioner Chad Brown - Parks and Recreation - To Award the Region C Lawn Maintenance Contract for Calendar Year 2020 to Grass Hopper Lawn Service, Dallas, NC (\$71,700)
- R. Commissioner Jack Brown - Public Works - To Declare the Attached Vehicles Surplus and Approve the Sale of Said Vehicles to the Highest Bidder on GovDeals.com and Authorize Staff to Prepare the Necessary Documents in Accordance with North Carolina General Statute 160A-266 (No Additional County Funds)
- S. Commissioner Fraley - Tax Collections - Pursuant to G.S. 105-381, the Tax Collector Requests that the Listed Tax Refunds be Made. (Real Estate - \$14,574.23; VTS Refunds - \$5,169.70; Grand Total - \$19,743.93)
- T. Commissioner Fraley - Tax Collections - Pursuant to G.S. 105-381, the Tax Collector Requests that the Listed Tax Refunds be Made. (Real Estate - \$94,775.71; Vehicles & ETC Refunds - \$1,166.39; VTS Refunds - \$6,265.45; Grand Total - \$102,207.55)
- U. Commissioner Chad Brown - Tax Collections - Uncollected Real Estate Taxes and Lien Advertisement
- V. ADDED/ Commissioner Philbeck - BOC - To Approve a Resolution Supporting the State of North Carolina's Proposed FY 2019-2021 Biennium Budget

VII. ZONING MATTERS FROM PUBLIC HEARINGS (NON-CONSENT)

- A. Commissioner Chad Brown - Planning & Development Services - Zoning Map Change: Z20-06 Clayton Homes, Joshua Fountain (Applicant); Property Parcel: 179055, Located at 301 Damascus Rd., Gastonia, NC, Rezone from the (R-1) Single Family Limited Zoning District with (US) Urban Standards Overlay to the (R-2) Single Family Moderate Zoning District with (US) Urban Standards Overlay
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- D. [Commissioner Worley - Planning & Development Services - Zoning Map Change: Z20-09 Angela & Nathan King \(Applicants\); Property Parcel: 209951, Located at 3826 Beaty Rd., Gastonia, NC, Rezone from the \(C-3\) General Commercial Zoning District with \(US\) Urban Standards Overlay to the \(R-1\) Single Family Limited Zoning District with \(US\) Urban Standards Overlay](#)

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VIII. ITEMS PULLED FROM CONSENT AGENDA

IX. ITEMS ADDED BY MAJORITY VOTE FOR DISCUSSION ONLY

X. APPOINTMENTS

- A. [Appointment List - Current Expiring Terms/Vacant Positions](#)

XI. REPORTS

A. Commissioners Committee Reports

B. County Manager's Report

C. County Attorney's Report

- 1. ADDED/ Closed Session Pursuant to NCGS 143-318.11(a)(3) - Consult with the Attorney

XII. OTHER MATTERS

XIII. ADJOURNMENT